

SARAH & MICHAEL CENTER

2784 MEIJERS BLVD, Jeffersonville, IN 47130

Listing ID: 2104458
 Property Type: Shopping Center For Sale
 Retail Type: Strip Center
 Sale Price: \$3,500,000
 Unit Price: \$178.94 Per SF
 Sale Terms: Cash to Seller
 Ceiling: 10 ft.



Property Overview

Center has: El Rio Restaurant, Halmark Cards, HR Block, Nails, Nice Restaurant, Subway and Blockbuster—seven tenants in all. It is located next to Meijers, Krogers, Walgreens, Rite Aide, McDonalds, many other retail stores and restaurants. Hundreds of apartments and homes very close. Approx. one mile to I-265 at 10th and Allison streets. This center is approx. five years old. This is a must to see and consider for an investments. Call agent for details.

Property Details

General Information

Listing Name:	SARAH & MICHAEL CENTER	Building Size (RSF):	19,560 SF
Retail Type:	Strip Center	Sale Price:	\$3,500,000
Property Use Type:	Net Leased Investment (NNN)	Sale Terms:	Cash to Seller

Area & Location

Market Type:	Large	Transportation:	Highway
Retail Clientele:	General	Highway(s) Access:	I-265 and I-65
Property Located Between:	I-265 and Jeffersonville, IN	Airports:	Louisville International Airport
Side of Street:	Northeast	Site Description:	level
Road Type:	Paved	Area Description:	Fast growing--half mile from I-265 and two miles from I-65. Next to Meijers, Krogers, Walgreens, Rite Aide, many restaurants, offices, apartments, and other retail, etc.
Property Visibility:	Excellent		
Street Name:	Meijers Blvd		
Feet of Frontage:	400		

Building Related

Total Number of Buildings:	1	Exterior Description:	Brick
Number of Stories:	1	Parking Type:	Surface
Typical SF / Floor:	2,500	Parking Description:	more than enough
Property Condition:	Excellent	Heat Type:	Gas
Year Built:	2005	Heat Source:	Central
Roof Type:	Other	Air Conditioning:	Engineered System
Construction/Siding:	Brick	Internet Access:	T1/T3

Land Related

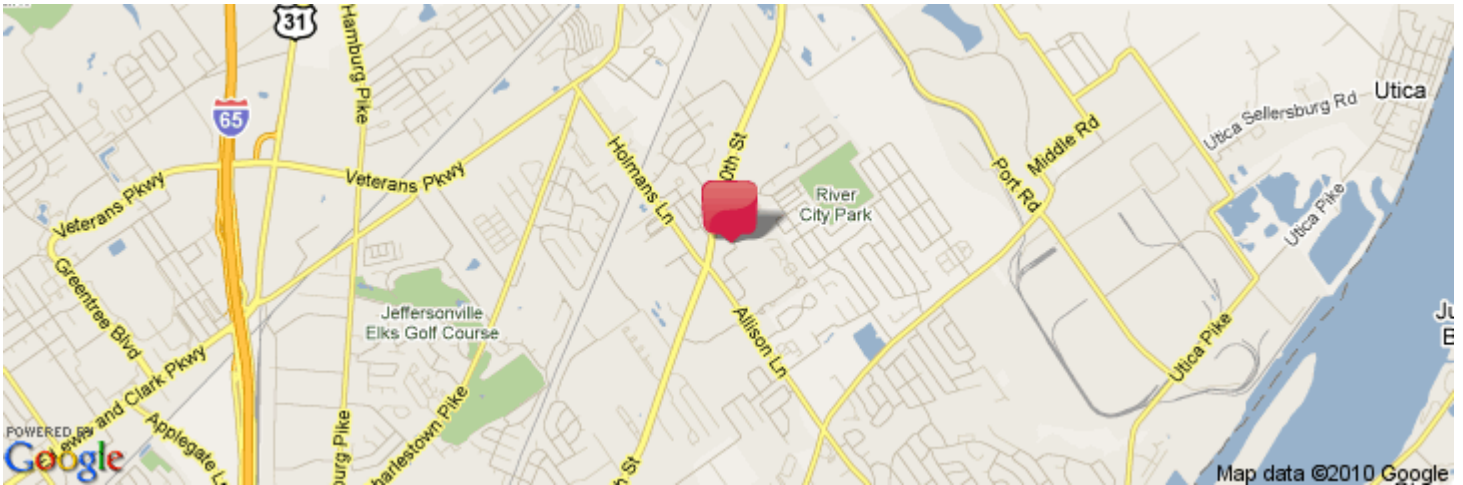
Zoning Description:	Commercial	Soil Type:	Mixed
Lot Frontage (Feet):	441	Easements:	Ingress/Egress
Lot Depth:	170	Land Ownership:	owned/individual
Topography:	Level		

Financials

Finance Data Year:	2010	Potential Rental Income:	\$357,000
Real Estate Taxes - Annual(\$):	\$39,000	Net Operating Income:	\$292,000

Location

Address:	2784 MEIJERS BLVD Jeffersonville, IN 47130	County:	Clark
		MSA:	Louisville-Jefferson County



Property Images



58730082



58730083

Property Contacts



Harvey Hames
Harvey Hames REALTORS, LLC
P. O. Box 20246
Louisville, KY 40250
502-639-2182
harvey@harveyhames.com